

Real Estate News

Brown to Pay \$5,000,000 for Old Apartments

Takes Soney, Blenheim and Biltmore in 57th St. District for 63 Years as Site for Business Building

Frederick Brown has leased the Soney, the Blenheim and the Biltmore, three of the last residential properties to be found in the Fifty-seventh Street section between Fifth and Sixth avenues. They are to be removed to make way for a tall business building either by Mr. Brown or some one else who will pay him a profit for his lease on the property, which is for sixty-three years at a rental that will total at least \$5,000,000.

The Soney is at 49 to 53 West Fifty-seventh Street and the Blenheim and Biltmore abut, facing on Fifty-eighth Street. On Fifty-eighth Street the houses have a frontage of 100 feet and on Fifty-seventh Street the realty measures 100 feet.

There are 17,000 feet in the site, which has been for many years the site of the three apartment houses. They were erected at a time when Fifty-seventh Street was essentially residential, when Mrs. Herman Oelrichs and William Whitney shared the four Fifth Avenue and Fifty-seventh Street corners with Mrs. Cornelius Vanderbilt and Mrs. Colin P. Huntington. The last two still live there, but Mrs. Oelrichs moved away a few years ago to make way for the New York Trust Company, and it is at least ten years since the last of the houses came into the hands of August Heckscher.

The three apartment houses are seven stories each and were the property of the John W. Simpson estate until recently. There are 100 families in the houses, who will have to move when building plans are ready. Mr. Brown will not disturb these tenants until then, although he is given immediate possession of the property by the deal he made with Philip Bartlett, Dwight W. Morrow and George H. Howard, executors of the Simpson estate. Mr. Brown admitted that he had some "ambitions" for the property and one of them might go through.

Interior Decorations Committee For "Own Your Home" Show

The following have been named for the committee on interior decorations for the annual show of the New York "Own Your Home" Exposition at the 22d Regiment Armory at 164th Street and Broadway, April 16 to 30: William Laurel Harris, chairman, Art Center, Inc.; George W. Brock, the mural painter; Charles C. Curran, National Academy of Design; Ernest Peixoto, the MacDowell Club; Frank Richardson; Leon V. Solon, Architectural League; Harry Wearne, the Art in Trade Club.

Business Concerns Purchase For Occupancy Downtown

Camman, Voorhees & Floyd sold for Mary H. Hayn 300 Dey Street, a four-story building, 22x68. This is the first sale of the property since 1870. The purchaser will occupy.

Wm. H. Whiting & Co. sold for Benjamin Schwartz, Frank Wetzel and Charles W. Gans the five-story business building at 278 Park Street. The purchaser, Maurice Winter, will occupy.

Max Kessler sold to Jacob Mendel, of the Lepertes Realty Corporation, the six-story loft building 24 Bond Street, 25x100.

Staten Island Buyer to Build

Cornelius G. Koff sold for George St. John Sheffield two lots in the Sunset Hill section, on Delafield Avenue, near Remont Avenue, to Charles Heap, who will erect a dwelling and garage.

Tenants Buy 3d Street Building

Joseph M. May sold for S. Liebmann's Sons Realty Company to Beck & Fleischer, tenants, the four-story brick building 272 East 3d Street.

Broadway Corner Store Leased

Tankos, Smith & Co. and H. S. Ely & Co. leased the northerly store at 303 Broadway, northwest corner Broadway and Duane Street, to the Robey Hat Stores, Inc.

Gets Cottage at Babylon

Jesse D. Smith rented to Chester J. Byrne the Charles D. Kraft property at Babylon, L. I.

REAL ESTATE—SALE OR RENT

Manhattan
FOUR-STOREY, West 8th, near Park, 17 rooms, good condition, \$23,500; cash required, \$5,000. Coughlin & Cusby, 200 West 12d.

Long Island
SOME HOUSE
When a man needs money his friends are scarce. If you have \$1,000 the chance of your lifetime is before you. \$1,000 is good enough for you when purchased at \$8,500. New double shingles, 6 rooms and bath, laundry, complete kitchen, range, refrigerator, gas, hot water, central heating, new floor, garage, plot 50x100, 0.43, Tribune.

Westchester
LARCHMONT-ON-SOUND.
An all-year house, with wonderful view of Sound, near the best of Monticello and Morristown, in the most picturesque, purely residential section of New Jersey, house ready for occupancy by April 25, beautifully decorated and fitted with electric lights, new shades and electric range. Very convenient commuting to N. Y. City. Very convenient moving facilities. Quick. Post Office Box 378, City Hall Station, New York City.

NEW JERSEY
COLONIAL VILLA of 6 rooms, 1 bath and 100 sq. ft. of land, 100 ft. frontage, 2 1/2 acres, value, must sell, \$2,000 cash, balance, \$5,000 on easy terms, mortgage, \$1,000, 700 feet from Monticello and Morristown, in the most picturesque, purely residential section of New Jersey, house ready for occupancy by April 25, beautifully decorated and fitted with electric lights, new shades and electric range. Very convenient commuting to N. Y. City. Very convenient moving facilities. Quick. Post Office Box 378, City Hall Station, New York City.

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Publishers to Locate On Madison Ave. Corner

Harris-Dibble Company Gets Space in Fox Building; Other Business Rentals

Harris-Dibble Company, publishers, leased through Frederick Fox & Co. the fourth floor in the new Fox Building, at 297 Madison Avenue, southeast corner of Forty-first Street.

Henry Shapiro & Co. and Spear & Co. leased to Harry Rhoades a store and basement at the southwest corner of Fourteenth Street and Fifth Avenue at an aggregate rental of \$50,000.

White-Goodman leased the eighth floor at 7 and 9 East Twentieth Street to Babash, Kallio & Uloff; space at 142 West Twenty-fourth Street to Chaiken, Klegler & Kaufman; the second floor 503 8th Avenue to Georgine Embroidery Company and the building at 100 Walker Street to William Mulholland.

Tankos, Smith & Co. leased at 123 Liberty Street, space to W. O. James, James M. Brat & Co. and L. W. Harrington Company.

Charles F. Noyes Company leased two floors at 214 Pearl Street to M. P. Williams and W. E. Wesslau, for three years at an aggregate rental of \$10,000, the third floor in the Castillo Building, 15 Beaver Street, to F. A. Marsly & Co. and a large suite of offices at 35 South William Street to the Commonwealth Shipping Company.

Joseph F. week leased for the Touraine Chocolate Company the first building occupied by the concern at 379 and 381 Washington Street at the northeast corner of Beach Street, 59.3, northeast corner of Beach Street, 59.3, to the Northwestern Electric Equip.

P. M. Clear & Co. leased the five-story building 230 West Twenty-second Street to the Shapanka Realty Company, who will alter the building at a cost of about \$25,000, converting the structure into a modern store and loft building.

The Hagerstrom - Callen Company leased offices and salesrooms in the Simpson Building, corner Broadway and Sixty-seventh Street, to Charles Halpane, Samuel H. Martin, home of the National Association of Independent Societies, and the Hudson district of the Charity Organization Society of New York.

\$250,000 Theater for Bronx
Plans have been filed for a theater and store building, 104x105, to be erected at the northwest corner of Burnside and Creston avenues, at a cost of \$250,000. The Burnside Theater Corporation, S. Friedberg president, is the owner.

Buyers Estate at South Orange
Lefroy Le Voke bought from Edward Procter a colonial home and garage, 115x110, on Grove Road, South Orange, N. J., through the Raymond Connolly Company. The property was held at \$28,000. The new owner plans extensive alterations.

Rent Midtown Section Space
M. & L. Hess, Inc., leased space at 329 and 331 Fourth Avenue to the L. & B. Importing Company, Carl Feinstein and Arthur Heller, for the store and basement at 132 West Thirtieth Street, to Moses N. Berlin, cotton goods, and the second floor at 136 West Thirtieth Street to Fred Reinert, leather goods.

New Rochelle Home Rented
The Robert E. Farley Organization rented for Mrs. Frank Davis her residence at Bon Air Park, New Rochelle, to John A. Metteth, of this city.

Gets Dwelling in 58th Street
Hubert & Hubert leased the four-story dwelling 327 West Fifty-eighth Street to Alphonse M. Besner.

Results of Auction Sales
By Henry A. Brady.
Interior parcel land beginning at point 200 West 25th St. at 17th St. and 18th St. at 19th St. at 20th St. at 21st St. at 22nd St. at 23rd St. at 24th St. at 25th St. at 26th St. at 27th St. at 28th St. at 29th St. at 30th St. at 31st St. at 32nd St. at 33rd St. at 34th St. at 35th St. at 36th St. at 37th St. at 38th St. at 39th St. at 40th St. at 41st St. at 42nd St. at 43rd St. at 44th St. at 45th St. at 46th St. at 47th St. at 48th St. at 49th St. at 50th St. at 51st St. at 52nd St. at 53rd St. at 54th St. at 55th St. at 56th St. at 57th St. at 58th St. at 59th St. at 60th St. at 61st St. at 62nd St. at 63rd St. at 64th St. at 65th St. at 66th St. at 67th St. at 68th St. at 69th St. at 70th St. at 71st St. at 72nd St. at 73rd St. at 74th St. at 75th St. at 76th St. at 77th St. at 78th St. at 79th St. at 80th St. at 81st St. at 82nd St. at 83rd St. at 84th St. at 85th St. at 86th St. at 87th St. at 88th St. at 89th St. at 90th St. at 91st St. at 92nd St. at 93rd St. at 94th St. at 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